

RESOLUTION NO. 16-7372

A RESOLUTION OF THE CITY OF SALINA, KANSAS ESTABLISHING THE DATE AND TIME OF A PUBLIC HEARING TO CONSIDER ADOPTION OF A PROJECT PLAN PURSUANT TO K.S.A. 12-1770 ET SEQ.

WHEREAS, pursuant to K.S.A. 12-1770 *et seq.* (the "Act"), the City of Salina, Kansas (the "City") is authorized to create a Redevelopment District within an eligible area of the City for certain purposes set forth in the Act; and

WHEREAS, pursuant to Ordinance No. 15-10775 adopted by the City Commission on June 1, 2016 and published June 5, 2016 (the "District Creation Ordinance"), the City established a Redevelopment District known as the Salina Redevelopment District (the "District") to promote, stimulate and develop the general and economic welfare of the state of Kansas and the City as a major commercial entertainment and tourism area; and

WHEREAS, pursuant to the Act, the City is authorized to undertake one or more redevelopment projects within the District, which may be implemented in separate development stages, and prepare a redevelopment project plan, in consultation with the City's planning commission; and

WHEREAS, the City is considering adoption of the Tax Increment Financing Redevelopment Project Plan dated June 21, 2016, which has been prepared by the City in consultation with the City's Planning Commission (the "Project Plan") pursuant to the Act and provides for the redevelopment of all real property within the District, as more particularly legally escribed on *Exhibit A* hereto; and

WHEREAS, on June 21, 2016, the City's Planning Commission made a finding that the Project Plan is consistent with the intent of the City's comprehensive plan for the development of the City; and

WHEREAS, a copy of the Project Plan has been delivered by the City to the Board of County Commissioners of Saline County, Kansas and to the Board of Education of U.S.D. No. 305; and

WHEREAS, the Act provides that prior to adoption, the City shall, by resolution, call a public hearing to consider adoption of the Project Plan and shall give notice of said public hearing in accordance with the Act.

BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF SALINA, KANSAS:

Section 1. Public Hearing. Notice is hereby given that the City Commission shall conduct a public hearing to consider adoption of the Project Plan on August 22, 2016, at 4:00 p.m. or as soon thereafter as possible, at the Commission Chambers located at City-County Building, 300 West Ash, Room 107, Salina, Kansas, 67402. At the public hearing a representative of the City shall present the Project Plan, the City Commission will receive public comment on the Project Plan, and after the conclusion of such public hearing, the City Commission may adopt the Project Plan by Ordinance passed upon a 2/3rds vote of the City Commission in accordance with the provisions of the Act.

Section 2. Redevelopment District. The Project Plan provides for the redevelopment of the District, which is legally described on *Exhibit B* and a map generally outlining the boundaries of the District is attached hereto as *Exhibit A*.

Section 3. Redevelopment Project Plan. The Project Plan for redevelopment of the District may be described in a general way as redevelopment of approximately 122 acres of downtown Salina of mixed-use components.

Section 4. Notice of Public Hearing. The City Clerk is hereby authorized and directed to provide for notice of the public hearing by taking the following actions:

(a) A copy of this resolution shall be mailed by United States certified mail, return receipt requested, within 10 days of this date to:

- (i) the Board of County Commissioners of Saline County, Kansas;
- (ii) the Board of Education of U.S.D. No. 305;
- (iii) each owner and occupant of land within the Redevelopment District.

(b) This resolution, specifically including *Exhibits A* and *B* attached hereto, shall be published once in the official newspaper of the City not less than one week nor more than two weeks preceding the date of the public hearing.

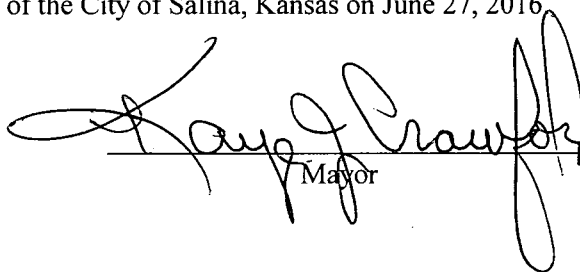
Section 5. Public Records. Copies of the Project Plan, including a summary of the feasibility study, relocation assistance plan and any financial guarantees of the developer and a description and map of the District are public records and are available for public inspection during regular office hours in the office of the City Clerk, City-County Building, 300 West Ash, Room 206, Salina, Kansas, 67402.

Section 6. Further Action. The Mayor, City Manager, City Clerk and other officials and employees of the City, including Gilmore & Bell, P.C., Bond Counsel, are hereby further authorized and directed to take such other actions as may be appropriate or desirable to accomplish the purposes of this resolution.

Section 7. Effective Date. This resolution shall be effective upon its adoption by the City Commission of the City of Salina, Kansas.

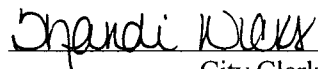
ADOPTED by the City Commission of the City of Salina, Kansas on June 27, 2016.

[SEAL]



Mayor

Attest:



City Clerk

EXHIBIT A

MAP OF REDEVELOPMENT DISTRICT

Consolidated-Salina EPN111155

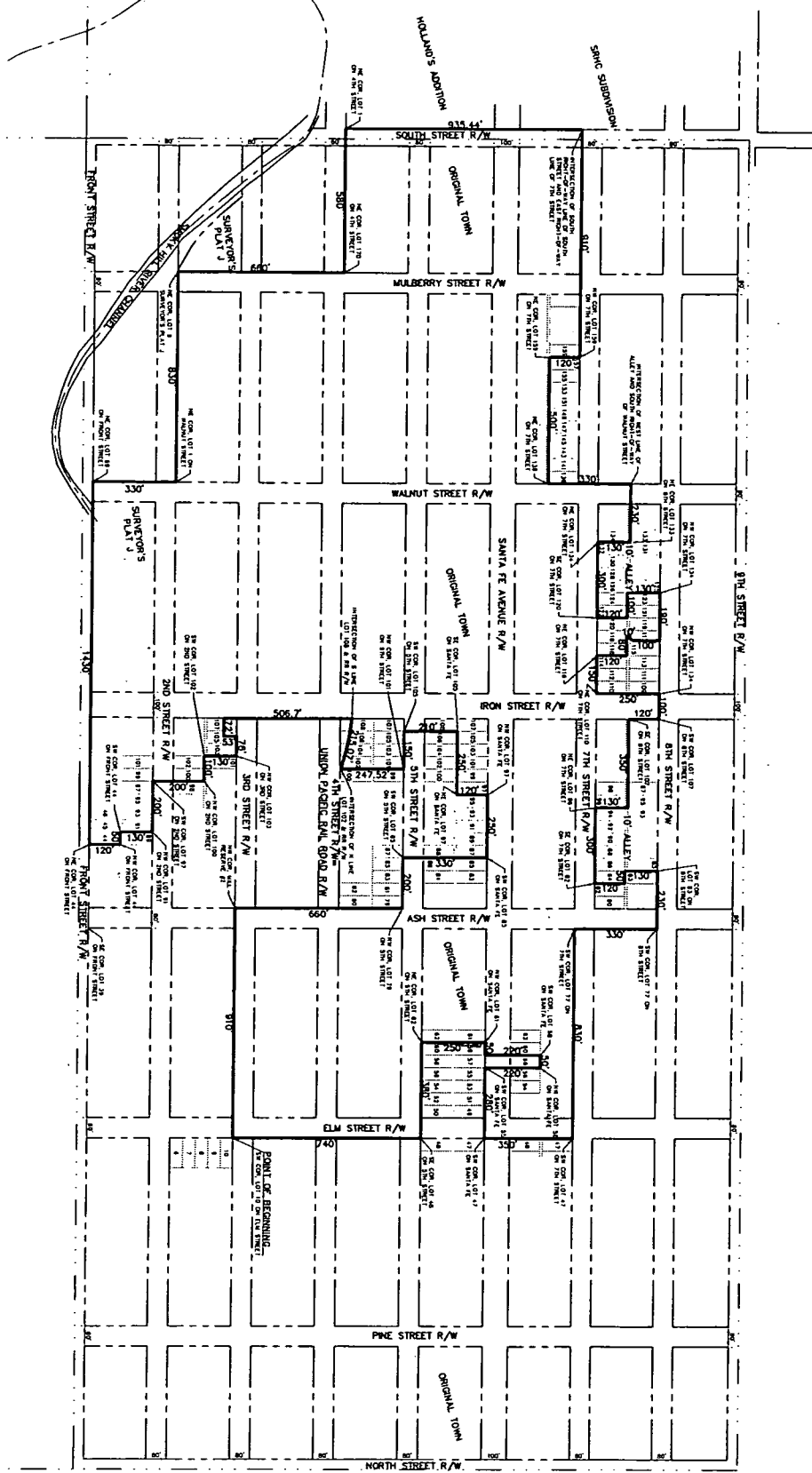
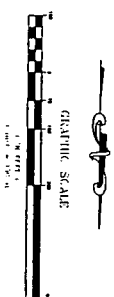


EXHIBIT B

LEGAL DESCRIPTION OF REDEVELOPMENT DISTRICT

LIMITS OF THE TIF DISTRICT – CITY OF SALINA:

A TRACT OF LAND LOCATED IN ORIGINAL TOWN (NOW CITY), SURVEYOR'S PLAT J, HOLLAND'S ADDITION, AND SRHC SUBDIVISION, ALL IN THE CITY OF SALINA, SALINE COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 10 ON ELM STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF 3RD STREET AND THE NORTH RIGHT-OF-WAY LINE OF ELM STREET;

THENCE SOUTH ON SAID EAST RIGHT-OF-WAY LINE OF 3RD STREET, A DISTANCE OF 910 FEET TO THE NORTHWEST CORNER OF MILL RESERVE #2, SAID POINT BEING THE INTERSECTION OF SAID EAST RIGHT-OF-WAY LINE AND THE SOUTH RIGHT-OF-WAY LINE OF ASH STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF ASH STREET, A DISTANCE OF 660 FEET TO THE NORTHWEST CORNER OF LOT 79 ON 5TH STREET, SAID POINT BEING THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY LINE AND THE EAST RIGHT-OF-WAY LINE OF 5TH STREET;

THENCE SOUTH ON SAID EAST RIGHT-OF-WAY LINE OF 5TH STREET, A DISTANCE OF 200 FEET TO THE SOUTHWEST CORNER OF LOT 85 ON 5TH STREET;

THENCE WEST ON THE SOUTH LINE OF LOT 86 ON SAID 5TH STREET, AND LOT 85 OF SANTA FE AVENUE AND EXTENSIONS THEREOF, A DISTANCE OF 330 FEET TO THE SOUTHWEST CORNER OF SAID LOT 85, SAID POINT BEING ON THE EAST RIGHT-OF-WAY LINE OF SANTA FE AVENUE;

THENCE SOUTH ON SAID EAST RIGHT-OF-WAY LINE OF SANTA FE AVENUE, A DISTANCE OF 250 FEET TO THE NORTHWEST CORNER OF LOT 97 ON SANTA FE AVENUE;

THENCE EAST ON THE NORTH LINE OF SAID LOT 97, A DISTANCE OF 120 FEET TO THE NORTHEAST CORNER OF SAID LOT 97, SAID POINT BEING ON THE WEST LINE OF A 10' ALLEY BETWEEN SANTA FE AVENUE AND 5TH STREET;

THENCE SOUTH ON SAID WEST ALLEY LINE, A DISTANCE OF 250 FEET TO THE SOUTHEAST CORNER OF LOT 105 ON SANTA FE AVENUE;

THENCE EAST ON THE NORTH LINE OF LOT 108 ON 5TH STREET AND EXTENSIONS THEREOF, A DISTANCE OF 210 FEET TO THE SOUTHWEST CORNER OF LOT 105 ON 5TH STREET, SAID POINT BEING ON THE EAST RIGHT-OF-WAY LINE OF 5TH STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 5TH STREET, A DISTANCE OF 150 FEET TO THE NORTHWEST CORNER OF LOT 101 ON 5TH STREET;

THENCE EAST ON THE NORTH LINE OF SAID LOT 101 ON 5TH STREET, AND THE NORTH LINE OF LOT 102 ON 4TH STREET, A DISTANCE OF 247.52 FEET TO THE INTERSECTION OF SAID NORTH LINE OF LOT 102 AND THE EASTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD;

THENCE SOUTHWESTERLY ON SAID EASTERLY RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD, A DISTANCE OF 215.07 FEET TO THE INTERSECTION OF SAID EASTERLY RIGHT-OF-WAY LINE AND THE SOUTH LINE OF LOT 108 ON 4TH STREET, SAID POINT ALSO BEING ON THE NORTH RIGHT-OF-WAY LINE OF IRON STREET;

THENCE EAST ON SAID NORTH RIGHT-OF-WAY LINE OF IRON STREET, A DISTANCE OF 506.7 FEET;

THENCE NORTH 72 FEET;

THENCE WEST 53 FEET TO A POINT ON THE WEST LINE OF LOT 105 ON 3RD STREET, SAID POINT ALSO BEING ON THE EAST RIGHT-OF-WAY OF 3RD STREET;



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THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 3RD STREET, A DISTANCE OF 78 FEET TO THE NORTHWEST CORNER OF LOT 103 ON 3RD STREET;

THENCE EAST ON THE NORTH LINE OF SAID LOT 103, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE SOUTHWEST CORNER OF LOT 102 ON 2ND STREET;

THENCE NORTH ON THE WEST LINE OF SAID LOT 102, AND LOT 100 ON 2ND STREET, A DISTANCE OF 100 FEET TO THE NORTHWEST CORNER OF SAID LOT 100;

THENCE EAST ON THE NORTH LINE OF SAID LOT 100, AND EXTENSIONS THEREOF, A DISTANCE OF 200 FEET TO THE SOUTHWEST CORNER OF LOT 97 ON 2ND STREET, SAID POINT ALSO BEING THE EAST RIGHT-OF-WAY LINE OF 2ND STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 2ND STREET, A DISTANCE OF 200 FEET TO THE NORTHWEST CORNER OF LOT 91 ON 2ND STREET;

THENCE EAST ON THE NORTH LINE OF SAID LOT 91, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE SOUTHWEST CORNER OF LOT 44 ON FRONT STREET;

THENCE NORTH ON THE WEST LINE OF SAID LOT 44, A DISTANCE OF 50 FEET TO THE NORTHWEST CORNER OF SAID LOT 44;

THENCE EAST ON THE NORTH LINE OF SAID LOT 44, A DISTANCE OF 120 FEET TO THE NORTHEAST CORNER OF SAID LOT 44, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY OF FRONT STREET, AS PLATTED IN SAID ORIGINAL TOWN;

THENCE SOUTH ON SAID WEST RIGHT-OF-WAY LINE OF FRONT STREET, A DISTANCE OF 1430 FEET TO THE NORTHEAST CORNER OF LOT 69 ON FRONT STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE AND THE SOUTH RIGHT-OF-WAY LINE OF WALNUT STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF WALNUT STREET, A DISTANCE OF 330 FEET TO THE NORTHEAST CORNER OF LOT 1, ON WALNUT STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY LINE AND THE WEST RIGHT-OF-WAY LINE OF 2ND STREET;

THENCE SOUTH ON SAID WEST RIGHT-OF-WAY LINE OF 2ND STREET, A DISTANCE OF 830 FEET TO THE NORTHEAST CORNER OF LOT 8, SAID SURVEYOR'S PLAT J, SAID POINT BEING THE INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE AND THE SOUTH RIGHT-OF-WAY LINE OF MULBERRY STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF MULBERRY STREET, A DISTANCE OF 660 FEET TO THE NORTHEAST CORNER OF LOT 170 ON 4TH STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY LINE AND THE WEST RIGHT-OF-WAY LINE OF 4TH STREET;

THENCE SOUTH ON SAID WEST RIGHT-OF-WAY LINE OF 4TH STREET, A DISTANCE OF 580 FEET TO THE NORTHEAST CORNER OF LOT 1, ON 4TH STREET, SAID HOLLAND'S ADDITION, SAID POINT BEING THE INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE AND THE SOUTH RIGHT-OF-WAY LINE OF SOUTH STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF SOUTH STREET, A DISTANCE OF 935.44 FEET TO THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY LINE AND THE EAST RIGHT-OF-WAY LINE OF 7TH STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 7TH STREET, A DISTANCE OF 910 FEET TO THE NORTHWEST CORNER OF LOT 159 ON 7TH STREET, SAID ORIGINAL TOWN;



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THENCE EAST ON THE NORTH LINE OF SAID LOT 159, A DISTANCE OF 120 FEET TO THE NORTHEAST CORNER OF SAID LOT 159, SAID POINT ALSO BEING ON THE WEST LINE OF A 10 FOOT ALLEY BETWEEN 7TH STREET AND SANTA FE AVENUE;

THENCE NORTH ON SAID WEST ALLEY LINE, A DISTANCE OF 500 FEET TO THE NORTHEAST CORNER OF LOT 139 ON 7TH STREET, SAID POINT ALSO BEING ON THE SOUTH RIGHT-OF-WAY OF WALNUT STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF WALNUT STREET, A DISTANCE OF 330 FEET TO THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY LINE, AND THE WEST LINE OF A 10 FOOT ALLEY BETWEEN 7TH STREET AND 8TH STREET;

THENCE NORTH ON SAID WEST LINE OF A 10 FOOT ALLEY, A DISTANCE OF 230 FEET TO THE NORTHEAST CORNER OF LOT 133 ON 8TH STREET;

THENCE EAST ON THE NORTH LINE OF LOT 134 ON 7TH STREET, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE NORTHEAST CORNER OF SAID LOT 134, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF 7TH STREET;

THENCE NORTH ON SAID WEST RIGHT-OF-WAY LINE OF 7TH STREET, A DISTANCE OF 300 FEET TO THE SOUTHEAST CORNER OF LOT 120 ON 7TH STREET;

THENCE WEST ON THE SOUTH LINE OF SAID LOT 120, A DISTANCE OF 120 FEET TO THE SOUTHWEST CORNER OF SAID LOT 120;

THENCE SOUTH ON THE WEST LINE OF LOTS 122 AND 124 ON 7TH STREET, A DISTANCE OF 100 FEET TO THE SOUTHWEST CORNER OF SAID LOT 124.

THENCE WEST ON THE SOUTH LINE OF LOT 123 ON 8TH STREET, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE SOUTH WEST CORNER OF SAID LOT 123, SAID POINT ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF 8TH STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 8TH STREET, A DISTANCE OF 190 FEET TO A POINT 10 FEET SOUTH OF THE NORTHWEST CORNER OF LOT 117 ON 8TH STREET;

THENCE EAST ON A LINE 10 FEET SOUTH AND PARALLEL TO THE NORTH LINE OF SAID LOT 117, A DISTANCE OF 100 FEET;

THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 20 FEET, A DISTANCE OF 31 FEET TO A POINT ON THE EAST LINE OF SAID LOT 117;

THENCE EAST A DISTANCE OF 10 FEET TO A POINT ON THE WEST LINE OF LOT 118 ON 7TH STREET;

THENCE NORTH ON THE WEST LINE OF SAID LOT 118, AND LOT 116 ON 7TH STREET, A DISTANCE OF 80 FEET TO THE NORTHWEST CORNER OF SAID LOT 116;

THENCE EAST ON THE NORTH LINE OF SAID LOT 116, A DISTANCE OF 120 FEET TO THE NORTHEAST CORNER OF SAID LOT 116, SAID POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF 7TH STREET;

THENCE NORTH ON SAID WEST RIGHT-OF-WAY LINE OF 7TH STREET, A DISTANCE OF 150 FEET TO THE NORTHEAST CORNER OF LOT 110 ON 7TH STREET, SAID POINT ALSO BEING THE INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE AND THE SOUTH RIGHT-OF-WAY LINE OF IRON STREET;

THENCE WEST ON SAID SOUTH RIGHT-OF-WAY LINE OF IRON STREET, A DISTANCE OF 250 FEET TO THE NORTHWEST CORNER OF LOT 109 ON 8TH STREET;

THENCE NORTH A DISTANCE OF 100 FEET TO THE SOUTHWEST CORNER OF LOT 107 ON 8TH STREET;



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THENCE EAST ON THE SOUTH LINE OF SAID LOT 107, A DISTANCE OF 120 FEET TO THE SOUTHEAST CORNER OF SAID LOT 107, SAID POINT BEING ON THE WEST LINE OF A 10 FOOT ALLEY BETWEEN 7TH STREET AND 8TH STREET, SAID ORIGINAL TOWN;

THENCE NORTH ON SAID WEST LINE OF A 10 ALLEY, A DISTANCE OF 350 FEET TO THE NORTHEAST CORNER OF LOT 95 ON 8TH STREET;

THENCE EAST ON THE NORTH LINE OF LOT 96 ON 7TH STREET, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE NORTHEAST CORNER OF SAID LOT 96, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF 7TH STREET;

THENCE NORTH ON SAID WEST RIGHT-OF-WAY LINE OF 7TH STREET, A DISTANCE OF 300 FEET TO THE SOUTHEAST CORNER OF LOT 82 ON 7TH STREET;

THENCE WEST ON THE NORTH LINE OF SAID LOT 82 A DISTANCE OF 120 FEET TO THE SOUTHWEST CORNER OF SAID LOT 82;

THENCE SOUTH ON THE WEST LINE OF LOT 84 ON 7TH STREET, A DISTANCE OF 50 FEET TO THE SOUTHWEST CORNER OF SAID LOT 84;

THENCE WEST ON THE SOUTH LINE OF LOT 83 ON 8TH STREET, AND EXTENSIONS THEREOF, A DISTANCE OF 130 FEET TO THE SOUTHWEST CORNER OF SAID LOT 83, SAID POINT ALSO BEING ON THE EAST RIGHT-OF-WAY LINE OF 8TH STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 8TH STREET, A DISTANCE OF 230 FEET TO THE SOUTHWEST CORNER OF LOT 77 ON 8TH STREET, SAID POINT ALSO BEING THE INTERSECTION OF SAID EAST RIGHT-OF-WAY LINE, AND THE NORTH RIGHT-OF-WAY OF ASH STREET;

THENCE EAST ON SAID NORTH RIGHT-OF-WAY LINE OF ASH STREET, A DISTANCE OF 330 FEET TO THE SOUTHWEST CORNER OF LOT 77 ON 7TH STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF SAID NORTH RIGHT-OF-WAY LINE AND SAID EAST RIGHT-OF-WAY LINE OF 7TH STREET;

THENCE NORTH ON SAID EAST RIGHT-OF-WAY LINE OF 7TH STREET, A DISTANCE OF 830 FEET TO THE SOUTHWEST CORNER OF LOT 47 ON 7TH STREET, SAID ORIGINAL TOWN, SAID POINT BEING THE INTERSECTION OF SAID EAST RIGHT-OF-WAY LINE AND THE NORTH RIGHT-OF-WAY LINE OF ELM STREET;

THENCE EAST ON SAID NORTH RIGHT-OF-WAY LINE OF ELM STREET, A DISTANCE OF 350 FEET TO THE SOUTHWEST CORNER OF LOT 47 ON SANTA FE, SAID POINT ALSO BEING THE INTERSECTION OF SAID NORTH RIGHT-OF-WAY LINE AND THE EAST RIGHT-OF-WAY LINE OF SANTA FE AVENUE;

THENCE SOUTH ON SAID EAST RIGHT-OF-WAY LINE OF SANTA FE, A DISTANCE OF 280 FEET TO THE SOUTHWEST CORNER OF LOT 55 ON SANTA FE AVENUE;

THENCE WEST ON THE NORTH LINE OF LOT 58 ON SANTA FE AVENUE, AND EXTENSIONS THEREOF, A DISTANCE OF 220 FEET TO THE NORTHWEST CORNER OF SAID LOT 58;

THENCE SOUTH ON THE WEST LINE OF SAID LOT 58, A DISTANCE OF 50 FEET TO THE SOUTHWEST CORNER OF SAID LOT 58;

THENCE EAST ON THE SOUTH LINE OF SAID LOT 58, AND EXTENSIONS THEREOF, A DISTANCE OF 220 FEET TO THE NORTHWEST CORNER OF LOT 59 ON SANTA FE AVENUE;

THENCE SOUTH ON THE WEST LINE OF SAID LOT 59, A DISTANCE OF 50 FEET TO THE NORTHWEST CORNER OF LOT 61 ON SANTA FE AVENUE;



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THENCE EAST ON THE NORTH LINE OF SAID LOT 61 AND LOT 62 ON 5TH STREET, A DISTANCE OF 250 FEET TO THE NORTHEAST CORNER OF SAID LOT 62, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF 5TH STREET;

THENCE NORTH ON SAID WEST RIGHT-OF-WAY LINE OF 5TH STREET, A DISTANCE OF 380 FEET TO THE SOUTHEAST CORNER OF LOT 48 ON 5TH STREET, SAID POINT ALSO BEING THE INTERSECTION OF SAID WEST RIGHT-OF-WAY LINE AND THE NORTH RIGHT-OF-WAY LINE OF ELM STREET;

THENCE EAST ON SAID NORTH RIGHT-OF-WAY LINE OF ELM STREET, A DISTANCE OF 740 FEET TO THE POINT OF BEGINNING.



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